

175.0

0003

0001.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

874,100 / 874,100

USE VALUE:

874,100 / 874,100

ASSESSED:

874,100 / 874,100



## PROPERTY LOCATION

## IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
24		PIEDMONT ST, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	MARSH DARCY S & VICTORIA G	
Owner 2:		
Owner 3:		

Street 1: 24 PIEDMONT STREET

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02476 Type:

## PREVIOUS OWNER

Owner 1: MARSH D'ARCY S &amp; VICTORIA -

Owner 2: -

Street 1: 24 PIEDMONT STREET

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02476-5706

## NARRATIVE DESCRIPTION

This parcel contains 5,673 Sq. Ft. of land mainly classified as Two Family with a Multi-Convex Building built about 1923, having primarily Asbestos Exterior and 2110 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 8 Rooms, and 3 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
104	Two Family		5673		Sq. Ft.	Site		0	70.	1.04	6									413,133						413,100	

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
104	5673.000	461,000		413,100	874,100		117082
							GIS Ref
							GIS Ref
							Insp Date
							08/31/18

Total Card	0.130	461,000		413,100	874,100	Entered Lot Size
Total Parcel	0.130	461,000		413,100	874,100	Total Land:
Source:	Market Adj Cost		Total Value per SQ unit /Card:	414.27	/Parcel: 414.2	Land Unit Type:

Parcel ID 175.0-0003-0001.0

!13630!

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	104	FV	461,000	0	5,673.	413,100	874,200	874,200	Year End Roll	12/18/2019
2019	104	FV	365,000	0	5,673.	407,200	772,200	772,200	Year End Roll	1/3/2019
2018	104	FV	356,900	0	5,673.	312,800	669,700	669,700	Year End Roll	12/20/2017
2017	104	FV	336,100	0	5,673.	295,100	631,200	631,200	Year End Roll	1/3/2017
2016	104	FV	336,100	0	5,673.	271,500	607,600	607,600	Year End	1/4/2016
2015	104	FV	284,200	0	5,673.	253,800	538,000	538,000	Year End Roll	12/11/2014
2014	104	FV	284,200	0	5,673.	233,700	517,900	517,900	Year End Roll	12/16/2013
2013	104	FV	285,700	0	5,673.	233,700	519,400	519,400		12/13/2012

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
DAI JIE	30472-206		7/22/1999		266,000	No	No		
SPECHT WILLIAM/	26319-314		5/16/1996		175,000	No	No	Y	

BUILDING PERMITS											ACTIVITY INFORMATION										
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name									
11/18/2008	1427	Manual	10,000					insulate / plaster	8/31/2018	MEAS&NOTICE	HS	Hanne S									
1/30/2006	57	Wood-Sto	4,000	C		G7	GR FY07		12/8/2008	Meas/Inspect	189	PATRIOT									
9/29/2005	889	Shed	10,900	C		G7	GR FY07	12X12 ATTACHED STO	10/29/1999	Meas/Inspect	243	PATRIOT									
8/4/2005	701	Addition	107,779	C		G7	GR FY07	16 VINYL WNDs, RED	1/1/1982		KM										
7/22/1992	327	Porch	1,000					REPAIR STEPS													

Sign: VERIFICATION OF VISIT NOT DATA / / /

